

1169 Sumner Ave
North Charleston, SC 29406



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MLS# 26023674



\$575,000

4 Bedrooms | 2.5 Bathrooms | 2,216 Sqft

Nestled in the charming enclave of Filbin Creek--less than 1.5 miles from the vibrant heart of Park Circle--this pristine 2018 residence seamlessly combines coastal elegance with modern sophistication. Designed with generous proportions and effortless flow, this 4-bedroom, 2.5-bathroom sanctuary offers an elevated Lowcountry lifestyle complete with an expansive driveway, two-car garage, screened-in porch, and a fully fenced private yard. Step inside to a sun-drenched foyer that immediately sets a tone of warmth and refinement. The main level boasts 10-foot ceilings, gleaming hardwood floors, and custom architectural details throughout. An open-concept great room centers around a cozy gas fireplace and features a clever office nook that balances function and style. The chef-inspired kitchen overlooks the dining space and backyard, featuring granite countertops, custom cabinetry, stainless steel appliances, a walk-in pantry, and a sprawling center island with seating for four. A conveniently located powder room completes the main level. Upstairs, the large primary suite serves as a true sanctuary, complete with vaulted ceilings, a massive walk-in closet, and an ensuite bath featuring a double vanity, tiled walk-in shower, and deep garden tub. Three additional generously sized guest bedrooms offer modern light fixtures and



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